

STATE OF WISCONSIN:

CIRCUIT COURT:

JUNEAU COUNTY

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BANK OF AMERICA N.A.,

NOTICE OF SHERIFF'S SALE

Plaintiff,

Case Number: 16CV245

vs.

Byron J. Witmer; Christine A. Witmer,

Defendants.

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PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on March 22, 2017, in the amount of \$105,762.69, the Sheriff will sell the described premises at public auction as follows:

**ORIGINAL TIME:**

**August 21, 2018 at 10:00AM**

**TERMS:**

1. 10% of the successful bid is due at the time of sale. Payment must be in cash, certified check, or cashier's check, payable to the Juneau County Clerk of courts. The balance of the successful bid must be paid to the Clerk of Courts in cash, cashier's check or certified funds not later than ten days after the court's confirmation of the sale; failure to pay balance due will result in forfeiture of deposit to Plaintiff.
2. The property is sold "as is" and subject to all legal liens and encumbrances.
3. Upon confirmation of the court, buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

**PLACE:**

in the lobby of the Justice Center, 200 Oak Street, City of Mauston, County of Juneau

**Property description:**

**The following Real Estate, together with the rents, profits, fixtures and other appurtenant interest, in Juneau County, State of Wisconsin:**

**The South Sixty (60) feet of Lot number Three (3) in Block number Four (4) of the original plat of the village, now city, of Elroy, Juneau County, Wisconsin.**

**Also, those lands conveyed by Quit Claim Deed dated 1-2-2002, recorded 1-9-2002, Document No. 608719, more particularly described as follows:**

**A parcel of land 16.5 feet wide East to West and 60 feet wide North to South lying West of and contiguous to the above described parcel. This intends to describe part of an alley which was vacated by the City of Elroy. Said parcel is bounded on the West by property described in a Deed with Document No. 606633 recorded October 19, 2001, Juneau County, Wisconsin.**

**Tax Key No:** 2929 221 CEL 658

**Property Address:** 102 Spring Street, Elroy, WI 53929

Randall S. Miller & Associates, LLC  
Attorney for Plaintiff

120 North LaSalle Street  
Suite 1140  
Chicago, IL 60602  
(414) 937-5992

Dated this 24<sup>th</sup> day of July,  
2018

Brent H. Olson

Juneau County Sheriff

Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), we are required to state that we are attempting to collect a debt on our client's behalf and any information we obtain will be used for that purpose.